

Board of Selectmen
Minutes February 24, 2015

Convened at 6:00 pm

Present: Ken Christiansen, Chairman
Jeffrey Bryan
Jane Byrne
Andrew Artimovich

The Board met and reviewed payroll, accounts payable and signed the register. The Selectmen reviewed and signed the recreation register.

Jonathan Ellis was in to present the weekly Treasurer's report. Please see last page to view report.

Building Inspector, Kip Kaiser, had the following building permits to be signed this week:

- Richard Downing, 33 Washington Drive, in ground pool and fence: signed by Board.

Kaiser is proposing updating the fee schedule for building permits and inspections. Kaiser used a formula from ICC based on the town's budget and overall valuation of property. The proposed fee is an approximate increase of 15%. Artimovich made a motion, 2nd by Bryan to approve the fee schedule as proposed effective March 1st. All were in favor.

Kaiser also updated the certificate of occupancy. The language is similar to the current form with the addition of "this is not a warranty of individual workmanship". Byrne made a motion, 2nd by Christiansen to adopt the new form for certificates of occupancy effective March 1st. All were in favor.

Bryan made a motion, 2nd by Artimovich to approve the public minutes of 02/17/2015 as written. All were in favor.

Bryan made a motion, 2nd by Artimovich to approve the nonpublic minutes of 02/17/2015 as written. All were in favor.

Jon True was present to update the board on the status of M&T and Grace Ministries Church. True said M&T submitted a brief plan but did not include all of the information he was looking for. True has contacted M&T's counsel to identify the information that is lacking and has given them a 2 week extension to submit a new report to True.

True said A Place to Grow became a tenant in the Grace Ministries Church (GMC) June of 2014. Prior to them moving in, True did an inspection of the property and found the building to be compliant with DHHS and state fire code at the time. True has since received a call from the owner of A Place to Grow stating that after the last snow fall she was seeing cracks in the walls and water was leaking in. True did a follow up inspection and found further concerns with the structure of the building. There was an engineering study done on the building in 2004 indicating that some of the supports had been removed and made recommendation on how to sure up the structure. True said he could find no evidence that this work was done and has asked GMC to provide a report from a structural engineer. True has also contacted Nick Cricenti, SFC Engineering, to perform a peer review of GMC to determine the safety of this building. True and Cricenti concluded that the roof needed to be cleared and maintained at 8" inches of snow or less and has pulled the occupancy and assembly permits for the front portion of the building (the church). True went on to say that he has been working with GMC for fire alarm and sprinkler system inspections and to obtain a report from a structural engineer. True has informed A Place to Grow that he is comfortable with them maintaining occupancy under the current condition but if one more thing goes wrong, he will be forced to shut them down. The rear of the building that is being rented may stay occupied as long as the roof remains at 8" of snow or less.

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Chief Lemoine was present to notify the board that Ben Roesch has resigned. He will be going to the Dover Fire Dept. Lemoine said he has at least two firefighters interested in filling the position. The board agreed to try and fill the position from within before posting publicly.

Robinson was present to discuss some repairs on the Dodge Charger. The transmission needs to be replaced. The quote from Nici was over \$3000. Robinson found a used transmission with 44,000 miles on it for \$1800 including installation. Bryan made a motion, 2nd by Byrne to spend the \$1800 on the used transmission. All were in favor.

Robinson said they have over 600 people registered for the 5K race in April. They will need to make some changes with the route to accommodate this number of runners. Robinson is also working with neighboring towns to provide police coverage.

Scott Bourcier, Dubois and King (D&K), was present to update the board on Prescott Road. To-date, D&K has completed the right of way (ROW) research, the topographical survey, the preparation of the basemap, the development of the new Prescott Road horizontal alignment (new roadway centerline), vertical alignment (new roadway profile) and conceptual roadway cross-sections. What remains is finalizing roadway design (via the roadway cross-sections) and the right of way plat. In an effort to expedite preparing the plat and simplify the ROW width, D&K is recommending a new ROW width of 60 feet be re-established; although the industry standard is 50'. The new ROW width would be based centered along the new Prescott Road horizontal alignment and all work outside of the new ROW would be identified as a slope easement. Based on D&K's conceptual roadway cross-sections, there are areas that the new roadway would extend an additional 20-feet, past the new right of way, so that grade elevations would match existing along the County side of the roadway.

Currently, the ROW along the residential side of Prescott Road is not linear due to the limit based on fences, stone walls, etc. creating a snake like pattern. With respect to the residential side of the new roadway alignment, there would be an acquisition of approximately 7 feet. Byrne said to acquire land on the residential side would be a much added cost as they would need to approach each resident. Bryan said we lost a free bridge due to land acquisition of an abutter; he would suggest taking the additional land from the county side. Artimovich said if we are going to straighten out the roadway, we should try and neaten up the ROW while we are at it. Bourcier said they can extend the driveways out further to neaten out the ROW on the residential side eliminating the snake like pattern and moving over the horizontal alignment taking the varying road widths from the County side to create the 60' ROW. Bourcier will update the plat and will meet with Robinson for input prior to coming back to the Board.

The board discussed who will present each warrant article at town meeting.

Byrne made a motion, 2nd by Artimovich to sign an intent to excavate. All were in favor.

Byrne made a motion, 2nd by Bryan to expend an additional \$942.50 out of CR for building maintenance to cover the cost of snow and ice removal from the town office roof. All were in favor.

Motion to adjourn at 7:09 pm made by Bryan, 2nd by Byrne; all were in favor.

Respectfully submitted,

Karen Clement

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WEEKLY TREASURER'S REPORT					
DATE:			2/24/2015		
Citizens General Fund:					
	Previous Balance:		19,306.81		
	Deposits:		67,532.31		
	Payroll:		16,529.32	DD: 11264.32	CKS: 5265.00
	FICA:		4,601.62		
	to Impact Fees				
	A/P: Regular		188,873.87	Swasey: \$180,000	
	From MMA		140,000.00		
	TO MMA		-		
	Account Balance:		16,834.31		
	Interest Earned YTD:		2.20		
CD's:	Unrestricted Balance:		-		
MMA:	Unrestricted Balance:		3,796,423.20		
	Total Invested Funds:		3,796,423.20		
	Interest Earned YTD:		998.24		